

January 5, 2006

TO: Jim Kearns  
Courts, Probation and General Section  
Project Management Division II

Attention Donna Brooks

FROM: Letty Schleikorn *Letty Schleikorn*  
Subdivision Management Section  
Land Development Division

**4750 62ND STREET  
ASSESSOR'S MAP BOOK NO. 4002, PAGE 23, PARCEL 900**

This letter supersedes our letter dated October 4, 2005. We revised the street improvement requirements as shown on the revised "Agreement to Improve."

The Zoning Ordinance (Title 22 of the Los Angeles County Code) requires street dedication and improvements before any building or structure can be used on a lot that adjoins a highway, street, or alley. As part of the building permit, any right of way necessary for road widening of the half of the road adjoining the lot must be dedicated and any necessary road improvements must be constructed in conformity with Public Works' standards.

Your application on file for the property located at 4750 62nd Street is subject to the provisions of the Zoning Ordinance. Therefore, before the site can be used, the requirements on the attached "Agreement to Improve" must be satisfied.

Please execute and return the attached "Agreement to Improve" to the Building and Safety Division (Lomita/Lennox District Office) prior to the issuance of your building permit. The signature on the document must be notarized.

A copy of this letter has been sent to our Building and Safety Division (Lomita/Lennox District Office) and the Department of Regional Planning to clear the Agency Referral form for the requested road requirements for your building application.

A permit from our Construction Division and a street improvement plan will be required for any roadwork. It is suggested that any plans needed for obtaining the permit be submitted to Land Development Division, Subdivision Management Section, as soon as

Jim Kearns  
January 5, 2006  
Page 2

possible to allow the maximum time for processing and approval. Additional information regarding procedures and requirements may be obtained by contacting Mr. Ruben Cruz at (626) 458-4910.

 RC:ca  
P:\DPUB\SUBMGT\PERMITS\3\62NDST4750.DOC

Attach.

cc: Department of Regional Planning (Sorin Alexanian)  
  
bc: Building and Safety (Patel, Itani, Lomita/Lennox)  
Construction (Parsons 3, Permits and Subdivision)  
Traffic and Lighting (Street Lighting)

January 5, 2006

**COUNTY OF LOS ANGELES  
DEPARTMENT OF PUBLIC WORKS  
LAND DEVELOPMENT DIVISION  
REVISED AGREEMENT TO IMPROVE  
ADJACENT HIGHWAYS, STREETS, OR ALLEYS**

The undersigned certifies that he is the owner in fee simple of the property described:

Assessor Map Book No. 4002, page 23, Parcel 900

Legal Description
4750 62nd Street
Street Address

and hereby agrees to construct the following road improvements as specified in the Zoning Ordinance in accordance with the standards of Public Works:

1. Provide street lights on concrete poles with underground wiring on 62nd Street along the property to the satisfaction of Public Works. Submit street lighting plans as soon as possible for review and approval to the Street Lighting Section of the Traffic and Lighting Division. For additional information, please contact the Street Lighting Section at (626) 300-4726.
2. Close all unused driveway with standard curb, gutter, and sidewalk.
3. Repair any displaced, broken, or damaged improvements on 62nd Street fronting the property to the satisfaction of Public Works.
4. Repair and replace all improvements damaged during construction along the property frontage to the satisfaction of Public Works.

It is further agreed that the occupancy of building(s) to be constructed, altered, or enlarged as shown on plans filed with Public Works, Building and Safety Division, we will not be granted until all requirements are met and the required Deeds have been executed. The owner also agrees to enter into a new secured agreement to guarantee the aforementioned road improvements should the County agree to issue occupancy prior to the completion of said road improvements.

\_\_\_\_\_  
Owner(s)

\_\_\_\_\_  
Mailing Address

**ALL SIGNATURES TO BE ACKNOWLEDGED  
BEFORE A NOTARY PUBLIC**



# COUNTY OF LOS ANGELES

## DEPARTMENT OF PUBLIC WORKS

*"To Enrich Lives Through Effective and Caring Service"*

900 SOUTH FREMONT AVENUE  
ALHAMBRA, CALIFORNIA 91803-1331  
Telephone: (626) 458-5100  
www.ladpw.org

DONALD L. WOLFE, Director

ADDRESS ALL CORRESPONDENCE TO:  
P.O. BOX 1460  
ALHAMBRA, CALIFORNIA 91802-1460

October 4, 2005

IN REPLY PLEASE  
REFER TO FILE: **LD-1**

TO: Jim Kearns  
Courts, Probation and General Section  
Project Management Division II

Attention Donna Brooks

FROM: Letty Schleikorn *Letty Schleikorn*  
Subdivision Management Section  
Land Development Division

**4750 62ND STREET  
ASSESSOR'S MAP BOOK NO. 4002, PAGE 23, PARCEL 900**

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October 4, 2005  
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RC:ca  
P:\DPUB\GENERAL\SUBMG\T\PERMITS\IR3\62NDST4750.DOC

Enc.

cc: Department of Regional Planning (Sorin Alexanian)

bc: Building and Safety (Patel, Atani, Lomita/Lennox)  
Construction (Parsons - P.O. 3, Permits and Subdivision)  
Traffic and Lighting (Land Development Review, Street Lighting)

October 4, 2005

**COUNTY OF LOS ANGELES  
DEPARTMENT OF PUBLIC WORKS  
LAND DEVELOPMENT DIVISION  
AGREEMENT TO IMPROVE  
ADJACENT HIGHWAYS, STREETS, OR ALLEYS**

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Assessor's Map Book No. 4002, page 23, Parcel 900

Legal Description
4750 62nd Street
Street Address

and hereby agrees to construct the following road improvements as specified in the Zoning Ordinance in accordance with the standards of Public Works:

1. Applicant shall submit a detailed road signing and striping plan to Traffic and Lighting Division for review and approval of the mid-block pedestrian crossing prior to issuance of grading or building permits. Please contact Mr. Sam Richards at (626) 300-4842.
2. Provide street lights on concrete poles with underground wiring on 62nd Street along the property to the satisfaction of Public Works. Submit street lighting plans as soon as possible for review and approval to the Street Lighting Section of the Traffic and Lighting Division. For additional information, please contact the Street Lighting Section at (626) 300-4726.
3. Close all unused driveway with standard curb, gutter, and sidewalk.
4. Repair any displaced, broken, or damaged improvements on 62nd Street fronting the property to the satisfaction of Public Works.
5. Repair and replace all improvements damaged during construction along the property frontage to the satisfaction of Public Works.

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